

Housing Sales Trends by Type -- Loudoun County

In 2004, just over 13,000 housing units were sold in Loudoun County for an average price of about \$451,796. Among the units sold, 51 percent were single-family detached, 36 percent were single-family attached, and the remaining 13 percent were condominiums. Sales prices for single-family detached units have increased by 156 percent in the last decade, the most of all the housing types.

Table F-2
Housing Sales Trends by Type, 1994-2004
Loudoun County, Virginia

Unit Type	1994	1995	1996	1997	1998	1999	2000	2001	2002	2003	2004
Number of Units Sold											
Single-Family Detached	2,377	2,151	2,561	3,006	3,625	4,228	4,433	3,940	4,409	5,667	6,641
Single-Family Attached	1,293	1,543	1,483	1,642	2,032	2,706	3,436	4,024	3,963	4,685	4,761
Condominium	416	476	353	373	570	581	910	1,146	1,124	1,265	1,731
All Units	4,086	4,170	4,397	5,021	6,227	7,515	8,779	9,110	9,496	11,617	13,133
Change From Previous Year	-4.3%	2.1%	5.4%	14.2%	24.0%	20.7%	16.8%	3.8%	4.2%	22.3%	13.0%
Average Price of Units Sold											
Single-Family Detached	\$222,003	\$229,515	\$239,569	\$246,772	\$264,715	\$290,851	\$346,205	\$396,016	\$427,199	\$477,471	\$568,297
Single-Family Attached	\$145,957	\$155,007	\$150,687	\$154,032	\$156,092	\$165,590	\$188,679	\$228,150	\$253,754	\$292,300	\$361,654
Condominium	\$103,458	\$99,474	\$101,319	\$100,629	\$133,572	\$117,686	\$134,958	\$143,159	\$170,584	\$199,802	\$252,767
All Units	\$185,869	\$187,101	\$198,492	\$205,587	\$217,265	\$232,359	\$262,654	\$290,059	\$324,440	\$372,558	\$451,796
Change From Previous Year	3.9%	0.7%	6.1%	3.6%	5.7%	6.9%	13.0%	10.4%	11.9%	14.8%	21.3%

Source: Loudoun County Department of Financial Services. Compiled by: Loudoun County Department of Economic Development.
Formerly Table II-14 in the 2003 Growth Summary.